

Addison Place Shops



A Neighborhood Retail Project

Property Management and Leasing



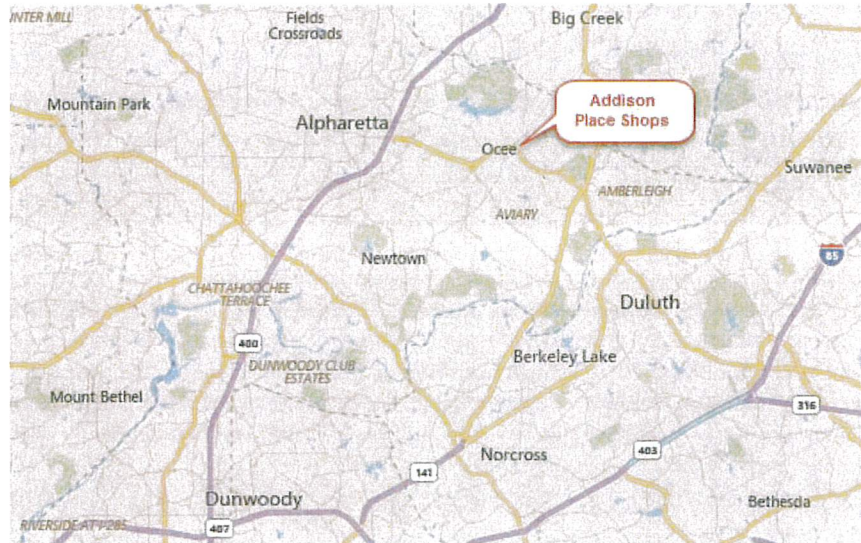
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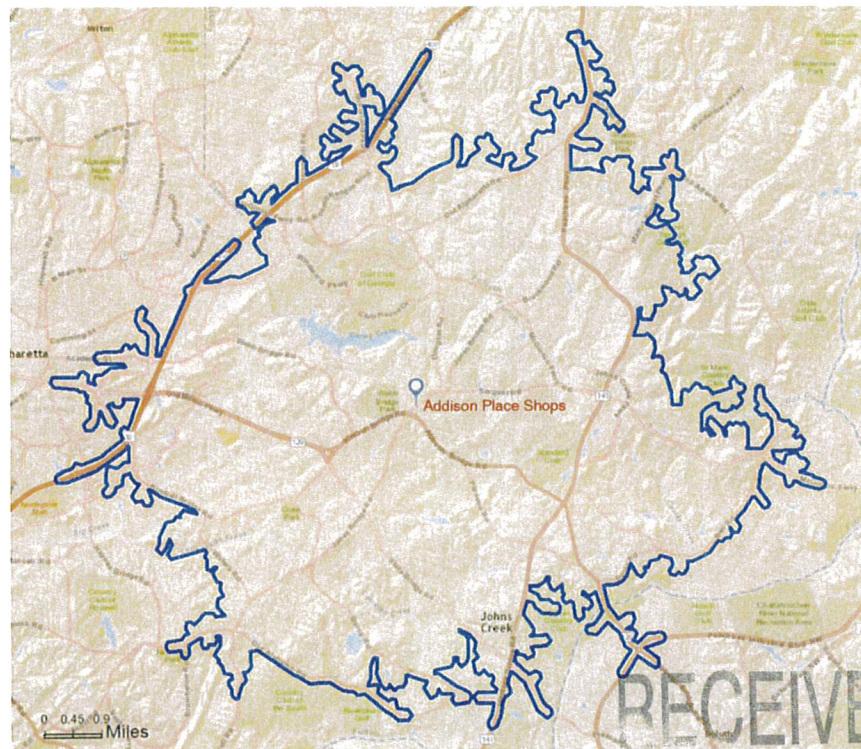
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Location Map



Trade Area Map



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Development Summary

- The Project:** Addison Place Shops is a neighborhood retail center development located at 11705 Jones Bridge Rd, Johns Creek, GA 30005. It has frontage on Jones Bridge Rd, Addison Way, and Abbotts Bridge Rd. The lower level of the center fronts on Addison Way that connects Abbotts Bridge Rd to Jones Bridge
- Addison Place Shops has four buildings with a total of 44,318 square feet.
- Bonefish Grill a fine dining restaurant is the anchor tenant.
- CVS is adjacent to Addison Place Shops at the northeast corner of Abbotts Bridge and Jones Bridge Roads. A Publix anchored center is located at the southeast corner of Abbotts Bridge and Jones Bridge Roads.
- The Dr. Robert E. Fulton Regional Library is located across Addison Way from the center.
- The Property:** The site is approximately 4.45 acres with 510 feet of frontage on Jones Bridge Rd and 850 feet of frontage on Addison Way
- Primary access Jones Bridge Rd for the shops that front on Jones Bridge Rd with secondary access from Addison Way next to Bonefish Grill. . The lower level shops have access from Addison Way.
- Traffic Count:** Approximately 16,500 cars per day estimated by the Georgia Department of Transportation.
- Available Space:** Suite B101 – 1,500 sq ft.
Suite B104 – 930 sq ft.
- The Design:** The buildings are traditional brick, stone, hardie plank, and EIFS (stucco type finish) design with glass storefronts and canvas awnings. The center has excellent visibility from Jones Bridge Rd and Addison Way.
- The Market:** 2015 estimates – 103,757 people in 35,059 households live within a 10 minute drivetime of Addison Place Shops. The average household income is \$151,309 and the median household income is \$112,766.
- Projected population estimate for 2020 is 112,895.

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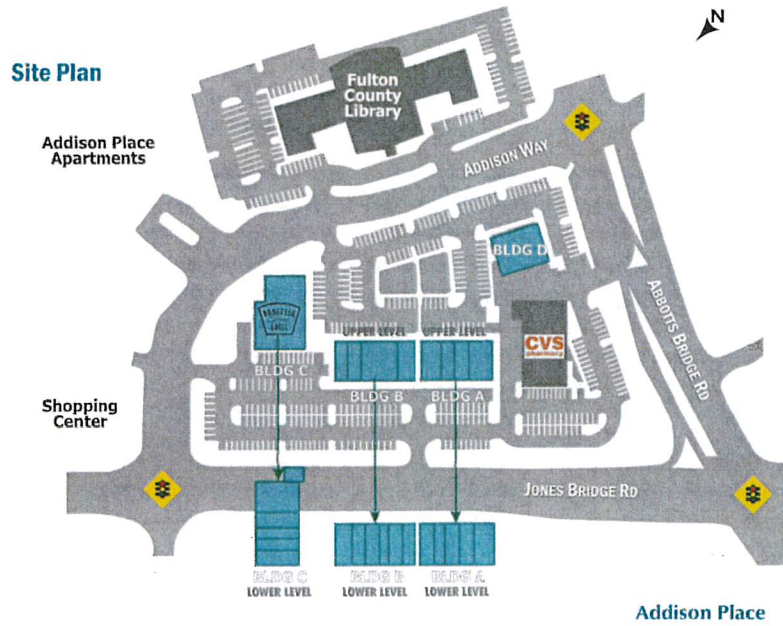
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Site Plan and Aerial



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Building Pictures
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Building Pictures



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